



Office of  
**Zoning Board of Appeals**  
272 Main Street  
Townsend, Massachusetts 01469  
978-597-1722 [bfaxon@townsend.ma.us](mailto:bfaxon@townsend.ma.us)

William Cadogan, Chairman  
David R. Chenelle, Clerk  
Craig Stevens, alternate member

Victoria Janicki, Member  
David Funaiole, alternate member

Darlene Sodano, Vice Chair  
Robert Rebholz, Member  
Sean Pearson, alternate member

---

**Zoning Board of Appeals Meeting Agenda**

Wednesday, October 30, 2019, at 7:00 PM  
Townsend Memorial Hall  
272 Main Street, Townsend, MA 01469

**1 Preliminaries:**

- 1.1 Call the meeting to order
- 1.2 Roll call
- 1.3 Additions or Deletions to Agenda Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting:
- 1.4 Approval of Minutes, 7/17/19

**2 Hearings and appointments:**

**2.1 7:15 P.M. Public hearing – Special Permit Veterinary Hospital and residence.**

**Applicant:** Sallie Thurber, DVM

**Location:** 29 Main Street (Map 33, Block 58, Lot 1)

**Project:** Applicant is requesting a special permit and/or variance for proposed alterations to; a single family residence, driveway configuration, and additional parking spaces for the operation of a combined veterinary hospital and residence.

**2.2 7:45 P.M. Public hearing – Special permit Accessory apartment**

**Applicant:** Richard Lawrence

**Location:** 15 Pheasant Ridge (Map 17, Block 24, Lot 12)

**Project:** renovate the lower level of the single family home to create an accessory apartment for family members.

**2.3 8:00 P.M. Reconvene public hearing – 48 Fitchburg Road**

**Applicant:** Pine Ridge Investors Group, LLC

**Location:** 48 Fitchburg Road

**Project:** Applicant is requesting a special permit and a variance for rebuild of a legally pre-existing, non-conforming structure destroyed by fire.

**3 Worksession:**

- 3.1 Mandatory referrals 1.) 29 Main Street site plan review special permit  
2.) Seaver Road application for approval of definitive subdivision and Stormwater permit

**4 Correspondence:**

- 4.1 Trainings and advertisements

## **5 Adjournment:** Schedule and adjourn.

*The listing of topics that the Chair reasonably anticipates will be discussed at the meeting is not intended as a guarantee of topics that will have been discussed. Not all topics listed may in fact be discussed, and other topics not listed may also be brought up for discussion to the extent permitted by law.*